WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Thomas P. Miller	Security Federal Savings & Loan	Map 104-10
(NAME) 405 Chesterfield Ave.	(NAME) 2700 Franklin Rd.	Par. 120
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37212	(STREET ADDRESS) Nashville, Tenn. 37204	26W-7430
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------

----------*Dollars,*
and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Breck R. Rightor, Jr. and wife, Frankie M. Rightor

have this day bargained and sold, and do hereby transfer and convey unto the said

Thomas P. Miller and wife, Dorothy B. Miller

their ~~XXXXX~~ *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Beginning on the westerly side of Chesterfiedl Avenue 75 feet southwardly from Marlborough Avenue and running thence south 41° west 100 feet to a point; thence south 35-1/2° west 99 feet and 9 inches to a point; thence parallel with Chesterfield Avenue, south 46-1/2° east 85 feet to a stake in the southerly line of the original lot; thence north 35° east, 200 feet to Chesterfield Avenue; and thence with said Avenue, north 48-1/2° west 75 feet to the point of beginning.

Being the same property conveyed to Delia R. Rightor by deed from H. H. Hay and wife, Mabel L. Hay, of record in Book 564, page 49, Register's Office for Davidson County, Tennessee; devised to Breck R. Rightor by will of Delia B. Rightor, of record in Will Book 74, page 363; devised to Evelyn Sharp Rightor by will of Breck R. Rightor, of record in Will Book 82, page 431; and devised to Breck R. Rightor, Jr., by will of Evelyn Sharp Rightor, of record in Will Book 111, page 64, all in the Probate Clerk's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00

Subscribed and sworn to before me, this the 2nd day of January 1975

Affiant Dorothy B. Miller

My commission expires: 12-3-78 (Affix Seal)

Notary Public Mary B. Kilpatrick

This is unimproved ( ) improved (X) property, known as 405 Chesterfield Ave. (House Number) (Street) Nashville, Tenn. 37212 P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Thomas P. Miller and wife, Dorothy B. Miller

their ~~XXXXXX~~

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Thomas P. Miller and wife, Dorothy B. Miller, their

~~XXXXX~~ *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 2nd *day of* January, 19 75 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

T. Breck R. Rightor

Frankie M. Rightor

This Instrument Was Prepared By

Phillip Saindon (gj)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

BOOK 4880 PAGE 952

ILLINOIS

STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ } KANE

Personally appeared before me, James L Duewel, a Notary Public in and for said County and State, Breck R. Rightor, Jr. and wife, Frankie M. Rightor the within named bargainor. S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Nashville~~, Elgin, Illinois ~~Tennessee~~ this 27th day of January, 19 75.

Commission expires 8-76

James L. Duewel
Notary Public

JAMES L. DUEWEL NOTARY PUBLIC KANE COUNTY ILL.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be..... ....of the....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

JAN 13 75 · CONV 25,000.00
JAN 13 75 S'TAX A* 65.00
JAN 13 75 PR'FEE A* .50
JAN 13 75 W'DEED A* 4.00 * 69.50

WARRANTY DEED

FROM

BRECK R. RIGHTOR, JR., ET UX

TO

THOMAS P. MILLER, ET UX

C 8 4 1 0 4

INDEXING REFERENCE

JAN 13 9 00 AM '75

FEE REGISTER
DAVIDSON CO. TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-
NASHVILLE, TENN. 37238